

# Board of Adjustment



## *Agenda*

GARRETT MCCRAY - CHAIR

SCOTT THOMAS – VICE CHAIR  
NICHOLAS LABADIE  
TYLER STRADLING

GREG HITCHENS  
JUDAH NATIVIO  
DIANNE von BORSTEL

January 12, 2010  
City Council Chambers - Lower Level  
57 East First Street

### **4:30 p.m. STUDY SESSION**

- A. Discussion of cases listed on Public Hearing Agenda
- B. Zoning Administrator Update:
  - 1. Conflict of interest
  - 2. Zoning Ordinance update – project status

### **5:30 p.m. PUBLIC HEARING**

- A. CONSIDER MINUTES FROM THE December 8, 2009 MEETING.
- B. CONSENT AGENDA: All items listed with an asterisk (\*) will be considered as a group by the Board of Adjustment and will be enacted with one motion. There will be no separate discussion of these items unless a Board member or a citizen so requests. If a request is made, the item will be removed from Consent Agenda and considered as a separate item following adoption of the Consent Agenda.
- C. CONSIDER THE FOLLOWING CASES (PUBLIC HEARING):
  - 1. BA09-038     1550 West 1<sup>st</sup> Street (Council District 3) – 1) a Special Use Permit for Accessory Living Quarters; and 2) a Variance to allow Accessory Living Quarters to encroach into a required yard in the R1-6 zoning district. (PLN2009-00406)  
*This case was continued from the December 8, 2009 meeting.*

Staff Planner: Angelica Guevara

Staff recommendation: Denial

Board decision: Denial

- \*2. BA10-001 1250 South Clearview Avenue (Council District 6) – Requesting a Special Use Permit to allow a commercial communication tower to exceed the maximum height permitted in the PEP zoning district. (PLN2009-00391)

Staff Planner: Wahid Alam

Staff recommendation: Approval with conditions

Board decision: Approved with conditions

- \*3. BA10-002 3041 East McKellips Road (Council District 1) – Requesting Special Use Permit to allow a commercial communication tower to exceed the maximum height permitted in the C-2 zoning district. (PLN2009-00413)

Staff Planner: Lesley Davis

Staff recommendation: Approval with conditions

Board decision: Approved with conditions

4. BA10-003 748 West Guadalupe Road (Council District 3) – Requesting a Special Use Permit to allow a commercial communication tower to be placed in the in the R1-6 zoning district. (PLN2009-00462)

Staff Planner: Tim Lillo

Staff recommendation: Approval with conditions

Board decision: Denial

- \*5. BA10-004 1546 West University Drive (Council District 3) – Requesting a Special Use Permit to allow a commercial communication tower to exceed the maximum height permitted in the C-2 zoning district. (PLN2009-00455)

Staff Planner: Angelica Guevara

Staff recommendation: Approval with conditions

Board decision: Approved with conditions

D. OTHER BUSINESS:

E. ITEMS FROM CITIZENS PRESENT.